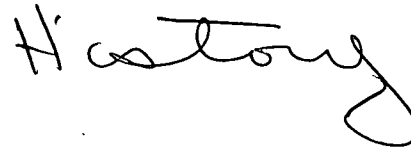


Approved: _____ Mayor

Veto: _____

Override: _____



RESOLUTION NO. Z-18-03

WHEREAS, **BCG PARTNERS LLC** had applied to Community Zoning Appeals Board 14 for the following:

AU to RU-1

SUBJECT PROPERTY: The west ½ of the NW ¼ of the SE ¼ of Section 11, Township 57 South, Range 38 East; LESS AND EXCEPT the following described parcel: Commence at the Northwest corner of the SE ¼ of said Section 11, said point being also the center of said Section 11; thence run along the north line of the SE ¼ of said Section 11, N89°21' 12"E (bearings derived from the Florida State System of Plane Coordinates) for 483.29' to the Point of beginning of the herein described parcel of land; thence continue along said north line, N89°21' 12"E for 180' to a Point of intersection with the east line of the west ½ of the NW ¼ of the SE ¼ of said Section 11; thence run along said east line S°43' 08"E for 257.57' to a point; thence run N88°39' 12"W for 180.14' to a point; thence run N0°42' 52"W for 251.3' to the Point of beginning.

LOCATION: The Southeast corner of S.W. 192 Avenue & S.W. 304 Street, Miami-Dade County, Florida, and

WHEREAS, a public hearing of Community Zoning Appeals Board 14 was advertised and held, as required by law, and all interested parties concerned in the matter were given an opportunity to be heard, and upon due and proper consideration having been given to the matter it was the opinion of Community Zoning Appeals Board 14 that the requested district boundary change to RU-1 would not be compatible with the neighborhood and area concerned and would be in conflict with the principle and intent of the plan for the development of Miami-Dade County, Florida, and should be denied and said application was denied by Resolution No. CZAB14-18-03, and

WHEREAS, **BCG PARTNERS LLC** appealed the decision of Community Zoning Appeals Board 14 to the Board of County Commissioners for the following:

AU to RU-1

SUBJECT PROPERTY: The west $\frac{1}{2}$ of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 11, Township 57 South, Range 38 East; LESS AND EXCEPT the following described parcel: Commence at the Northwest corner of the SE $\frac{1}{4}$ of said Section 11, said point being also the center of said Section 11; thence run along the north line of the SE $\frac{1}{4}$ of said Section 11, N89°21' 12"E (bearings derived from the Florida State System of Plane Coördinates) for 483.29' to the Point of beginning of the herein described parcel of land; thence continue along said north line, N89°21' 12"E for 180' to a Point of intersection with the east line of the west $\frac{1}{2}$ of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of said Section 11; thence run along said east line S°43' 08"E for 257.57' to a point; thence run N88°39' 12"W for 180.14' to a point; thence run N0°42' 52"W for 251.3' to the Point of beginning.

LOCATION: The Southeast corner of S.W. 192 Avenue & S.W. 304 Street, Miami-Dade County, Florida, and

WHEREAS, a public hearing of the Board of County Commissioners was advertised and held, as required by the Zoning Procedure Ordinance, and all interested parties concerned in the matter were given an opportunity to be heard, and at which time the applicant proffered a Declaration of Restrictions, and

WHEREAS, after reviewing the record and decision of Community Zoning Appeals Board 14 and after having given an opportunity for interested parties to be heard, it is the opinion of this Board that the grounds and reasons specified in the appeal were insufficient to merit a reversal of the ruling made by Community Zoning Appeals Board 14 in Resolution No CZAB14-18-03 and that the appeal should be denied and the decision of Community Zoning Appeals Board 14 should be sustained, and

WHEREAS, a motion to deny the appeal and sustain the decision of Community Zoning Appeals Board 14 was offered by Commissioner Katy Sorenson, seconded by Commissioner Sally A. Heyman, and upon a poll of the members present the vote was as follows:

Bruno A. Barreiro	aye	Dennis C. Moss	aye
Jose "Pepe" Diaz	aye	Dorin D. Rolle	aye
Betty T. Ferguson	aye	Natacha Seijas	absent
Sally A. Heyman	aye	Katy Sorenson	aye
Joe A. Martinez	aye	Rebeca Sosa	aye
Jimmy L. Morales	absent	Javier D. Souto	absent

Chairperson Barbara M. Carey-Shuler absent

NOW THEREFORE BE IT RESOLVED by the Board of County Commissioners, Miami-Dade County, Florida, that the appeal be and the same is hereby denied without prejudice and the decision of Community Zoning Appeals Board 14 is sustained.

BE IT FURTHER RESOLVED that Resolution No. CZAB14-18-03 shall remain in full force and effect.

The Director is hereby authorized to make the necessary changes and notations upon the records of the Miami-Dade County Department of Planning and Zoning.

THIS RESOLUTION HAS BEEN DULY PASSED AND ADOPTED this 11th day of September, 2003, and shall become effective ten (10) days after the date of its adoption unless vetoed by the Mayor, and if vetoed, shall become effective only upon an override by this Board.

No. 03-2-CZ14-6

ej

HARVEY RUVIN, Clerk
Board of County Commissioners
Miami-Dade County, Florida

By: KAY SULLIVAN
Deputy Clerk

THIS RESOLUTION WAS TRANSMITTED TO THE CLERK OF THE BOARD OF COUNTY COMMISSIONERS ON THE 22ND DAY OF SEPTEMBER, 2003.

RESOLUTION NO. CZAB14-18-03

History
WHEREAS, BCG PARTNERS LLC applied for the following:

AU to RU-1

SUBJECT PROPERTY: The west $\frac{1}{2}$ of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 11, Township 57 South, Range 38 East; LESS AND EXCEPT the following described parcel: Commence at the Northwest corner of the SE $\frac{1}{4}$ of said Section 11, said point being also the center of said Section 11; thence run along the north line of the SE $\frac{1}{4}$ of said Section 11, N89°21' 12"E (bearings derived from the Florida State System of Plane Coördinates) for 483.29' to the Point of beginning of the herein described parcel of land; thence continue along said north line, N89°21' 12"E for 180' to a Point of intersection with the east line of the west $\frac{1}{2}$ of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of said Section 11; thence run along said east line S°43' 08"E for 257.57' to a point; thence run N88°39' 12"W for 180.14' to a point; thence run N0°42' 52"W for 251.3' to the Point of beginning.

LOCATION: The Southeast corner of S.W. 192 Avenue & S.W. 304 Street, Miami-Dade County, Florida, and

WHEREAS, a public hearing of the Miami-Dade County Community Zoning Appeals Board 14 was advertised and held, as required by law, and all interested parties concerned in the matter were given an opportunity to be heard, and at which time the applicant proffered a Declaration of Restrictions, and

WHEREAS, upon due and proper consideration having been given to the matter, it is the opinion of this Board that the requested district boundary change to RU-1 would not be compatible with the neighborhood and area concerned and would be in conflict with the principle and intent of the plan for the development of Miami-Dade County, Florida, and should be denied and,

WHEREAS, a motion to deny the application without prejudice was offered by Don Jones, seconded by Charlie McGarey, and upon a poll of the members present the vote was as follows:

Samuel L. Ballinger
Mabel G. Dijkstra
Don Jones

aye
absent
aye

Curtis Lawrence
Charlie McGarey
Dr. Pat Wade

absent
aye
aye

Wilbur B. Bell

aye

NOW THEREFORE BE IT RESOLVED by the Miami-Dade County Community
Zoning Appeals Board 14, that the requested district boundary change to RU-1 be and the
same is hereby denied without prejudice.

The Director is hereby authorized to make the necessary changes and notations
upon the records of the Miami-Dade County Department of Planning and Zoning.

PASSED AND ADOPTED this 30th day of April, 2003.

Hearing No. 03-2-CZ14-6
ej